

4/08/10 10:58:36 SS
OK W BK 630 PG 403
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

PREPARED BY AND RETURN TO: EBI, INC
✂ P. O. BOX 867
NEW ALBANY, MS 38652
PH. 662-534-4774

INDEX: LOT 11, GRASSY POND.
S18, T3S, R6W---PB 66, PG 43-44

GRANTOR:
PATRICIA T. LOVE, TRUSTEE
P. O. BOX 867
NEW ALBANY, MS 38652
662-534-4774

GRANTEE:
EBI, INC
P. O. BOX 867
NEW ALBANY, MS 38652
662-534-4774

TRUSTEE'S DEED

WHEREAS, on the 29th day of March, 2004, Armando Martinez and wife, Susana Martinez, executed a deed of trust to Patricia T. Love, Trustee for EBI, Inc., a Mississippi corporation, which deed of trust is recorded in trust deed book 2419 at page 773 in the office of the Chancery Clerk, Desoto County, Mississippi; and

WHEREAS, default having been made in the payment of the indebtedness secured by said Deed of Trust and the entire indebtedness having been declared due and payable, and the said Trustee, Patricia T. Love, having been required and directed by EBI, Inc., the legal holder of said indebtedness, to execute the trust and sell said land under the provisions of and by virtue of the authority conferred upon said trustee by said deed of trust, did proceed to advertise said property for sale, as directed in said Deed of Trust, by posting a Trustee's Notice of Sale at the DeSoto County Courthouse, Hernando, Mississippi, and publishing the same in the DeSoto Times, a newspaper of general circulation in DeSoto County, Mississippi, for four consecutive times, i.e., March 9, 16, 23 and 30, 2010, fixing the East front door of the DeSoto County Courthouse, Hernando, Mississippi, as the place, and the 31st day of March, 2010, between the hours of 11:00 A.M. and 4:00 P.M., for the day and time of making said sale, and

WHEREAS, having complied with all the requirements of law and the terms of said Deed of Trust, I did, on Wednesday, the 31st day of March, 2010, within legal hours (between the hours

of 11:00 A.M. and 4:00 P.M.) offer said property for sale at public outcry to the highest and best bidder, for cash, at the East front door of the DeSoto County Courthouse, Hernando, Mississippi, and

WHEREAS, EBI, Inc., bid the sum of Forty Thousand Eight Hundred Forty-two and 91/100 Dollars (\$40,842.91) and said sum was the highest and best bid received for said property.

NOW, THEREFORE, for and in consideration of the sum of \$40,842.91, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, I, the undersigned trustee, hereby sell and convey unto EBI, Inc., a Mississippi corporation, the following described property in DeSoto County, Mississippi, to-wit:

Lot 11, Grassy Pond, situated in Section 18, Township 3 South, Range 6 West, DeSoto County, Mississippi, as per plat recorded in Plat Book 66, Pages 43-44, Chancery Clerk's office, DeSoto County, Mississippi.

The warranty in this conveyance is subject to rights of way and easements for public roads and public utilities and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

Title to said property is believed to be good, however, I convey only such title as is vested in me as Trustee.

Witness my signature, this 31st day of March, 2010.

Patricia T. Love
Patricia T. Love, Trustee

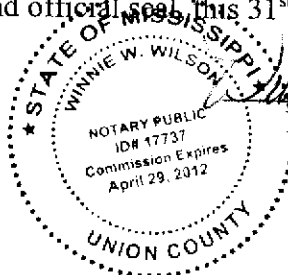
STATE OF MISSISSIPPI

COUNTY OF UNION

Personally appeared before me, the undersigned authority in and for the state and county aforesaid, Patricia T. Love, Trustee, who acknowledged that she signed and delivered the above and foregoing Trustee's Deed in her capacity therein stated and for the purposes therein set forth as her own voluntary act and deed.

Witness my hand and official seal, this 31st day of March, 2010.

My commission expires:



Winnie W. Wilson
Notary Public

DESOTO TIMES-TRIBUNE

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times-Tribune, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

STATE OF MISSISSIPPI
COUNTY OF DESOTO
NOTICE OF TRUSTEE'S
SALE

WHEREAS, on the 29th day of March, 2004, Armando Martinez and wife, Susana Martinez, executed a deed of trust to Patricia T. Love, Trustee for EBI, Inc., a Mississippi corporation, which deed of trust is recorded in trust deed book 2419 at page 773, in the records of the office of the Chancery Clerk, DeSoto County, Mississippi; and

WHEREAS, default having been made in the payment of the indebtedness secured by said deed of trust and the entire indebtedness having been declared due and payable, and the said trustee having been required and directed by EBI, Inc., the legal holder of said indebtedness, to execute the trust and sell said land under the provision of and by virtue of the authority conferred upon said trustee by said deed of trust, I, Patricia T. Love, will, on Wednesday, the 31st day of March, 2010, at the East front door of the DeSoto County Courthouse in Hernando, Mississippi, within legal hours (being between the hours of 11:00 AM and 4:00 PM) offer for sale and sell at public auction, for cash, the following described property situated in DeSoto County, Mississippi, to-wit:

Lot 11, Grassy Pond, situated in Section 18, Township 3 South, Range 6 West, DeSoto County, Mississippi, as per plat recorded in Plat Book 66, Pages 43-44, Chancery Clerk's office, DeSoto County, Mississippi.

The property is conveyed subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

Title to said property is believed to be good, however, I will convey only such title as is vested in me as trustee.

Witness my signature, this 5th day of March, 2010.

/s/Patricia T. Love

Patricia T. Love

P.O. Box 667

New Albany, MS 38662

662-634-4774

Publish: March 9, 16, 23 and 30, 2010.

Volume No. 115 on the 9 day of Mar., 2010

Volume No. 115 on the 16 day of Mar., 2010

Volume No. 115 on the 23 day of Mar., 2010

Volume No. 115 on the 30 day of Mar., 2010

Volume No. _____ on the _____ day of _____, 2010

Volume No. _____ on the _____ day of _____, 2010

Diane Smith

Sworn to and subscribed before me this 30 day of Mar., 2010

BY

Judy Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2013
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



A. Single first insertion of 329 words @ .12 \$ 39.48

B. 3 subsequent insertions of 987 words @ .10 \$ 98.70

C. Making proof of publication and deposing to same \$ 3.00

TOTAL PUBLISHER'S FEE: \$ 141.18

445 Hwy. 51 South, Hernando, MS 38632 • 662.429.6397 • Fax: 662.429.5229